

COMMERCIAL CANNABIS



Conditional Use Permit

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- Land Use entitlement process issued by the Planning Division
- Public Hearing before Zoning Administrator or before Planning and Design Commission if property is <600 ft. from neighborhood and community parks, or > 125,000 sq.ft.
- Approximately 6-month process
- Permit stays with the property

What You Need:

- Land Use Entitlement Application
- Letter of Agency (if applicant is not property owner)
- Project Narrative
- Design Concept Narrative
- Plans: Site, Floor, Concept
- Draft Security Plan
- Community Relations Plan
- Odor Control Plan
- Neighborhood Responsibility Plan (for cultivation & manufacturing only)
- Fees: \$16,640 - \$33,610.28

CITY OF SACRAMENTO Permitting Process

Now Accepting Applications:

- ✓ Cultivation
- ✓ Manufacturing
- ✓ Testing Laboratories
- ✓ Delivery-only (Non-storefront) Dispensaries
- ✓ Distribution

Permitted (Not Accepting Applications)

- ✓ Storefront Dispensaries

2 Business Operating Permit

- Issued by the Office of Cannabis Policy & Enforcement
- Evaluates the proposed cannabis commercial activity
- 6-8 weeks after CUP decision is issued
- Permit stays with the business



What You Need:

- Business Permit Application
- CUP Application Number
- Business Operations Plan
 - Community Relations Plan
 - State Licenses
 - Insurance
 - Budget
 - Price List
 - Floor Plan
 - Site Plan
- Final Security Plan
- Odor Control Plan
- Water Efficiency Plan
- Energy Efficiency Plan
 - Lighting Plan
- Owner's Statement of Consent (if applicant is not owner of property)

Where Can a Cannabis Business Be Located?

ZONES	ACTIVITY
A (Agricultural)	Cultivation
C2 (General Commercial)	Cultivation, Manufacturing (up to 6400 sq. ft.), Testing, Dispensary (Storefront and Delivery-only), Distribution
C4 (Heavy Commercial)	Cultivation, Manufacturing, Testing, Dispensary (Storefront and Delivery-only), Distribution
M1/ M1(S) (Light Industrial)	Cultivation, Manufacturing, Testing, Dispensary (Storefront and Delivery-only), Distribution
M2/ M2(S) (Heavy Industrial)	Cultivation, Manufacturing, Testing, Dispensary (Storefront and Delivery-only), Distribution
MIP (Manufacturing: Industrial Park)	Manufacturing, Testing, Distribution
MRD (Manufacturing; Research/ Development)	Manufacturing, Testing, Distribution

BUSINESS OPERATING PERMIT FEES

Permit Type	BOP Fee New	BOP Fee Renewal
Cultivation up to 5,000 sq ft	\$ 9,700	\$ 8,570
Cultivation up to 10,000 sq ft	\$ 20,210	\$ 17,840
Cultivation up to 22,000 sq ft	\$ 28,910	\$ 25,300
Dispensary	\$ 23,610	\$ 20,800
Dispensary w/ Delivery	\$ 2,810	\$ -
Dispensary - Delivery Only	\$ 23,610	\$ 20,800
Dispensary - Delivery Only - Less than \$500k	\$ 9,760	\$ 8,580
Distribution Center	\$ 29,000	\$ 25,500
Distribution Service	\$ 5,530	\$ 4,850
Manufacture Type 1 - (Class A) - up to \$100k	\$ 4,440	\$ 3,700
Manufacture Type 1 - (Class B) - up to \$1m	\$ 8,880	\$ 8,400
Manufacture Type 1 - (Class C) - up to \$3m	\$ 17,660	\$ 15,500
Manufacture Type 1 - (Class D) - over \$3m	\$ 30,900	\$ 25,625
Manufacture N or P (Class A) - up to \$100k	\$ 2,590	\$ 2,290
Manufacture N or P (Class B) - up to \$1m	\$ 7,670	\$ 6,750
Manufacture N or P (Class C) - up to \$3m	\$ 16,920	\$ 14,875
Manufacture N or P (Class D) - over \$3m	\$ 28,410	\$ 23,400
Testing Lab	\$ 14,270	\$ 12,570



Contact Us:

Land Use and CUP:

Planning: 311
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3rd Floor
Sacramento, CA 95811
planning@cityofsacramento.org

Business Operating Permit:

Office of Cannabis Policy
and Enforcement:
915 I Street, 2nd Floor
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